

HOUSING FUTURES



SouthEast
Housing Co-operative

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Special Issue

Your co-op needs you!



Christine Lagarde, Managing Director, International Monetary Fund, also believes that what happens to co-operative housing depends on members—that the board has given a lead but without the active support of members the views of the board can be easily disregarded.

The Victorian Government's consultation on social housing is important for all members, their families and our co-operative—160 members and 405 people in all.

What the Government decides could determine the survival and future of co-operative housing.

We will, of course, be making a submission to the Government but we need to demonstrate that we speak for and with our members—that the board's views are the members views.

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[Pathways to a fair and sustainable social housing system \(PDF 2.4 MB\)](#)

[Social Housing - Options to improve the supply of quality housing \(PDF 2.0 MB\)](#)

Public consultation is open for three months until 5pm on 31 July 2012. Announcements relating to the next steps will be made following the consultation process. The Government will only accept submissions that respond to the questions in the discussion paper. These were reproduced in the Housing Futures Special Edition May 2012.

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Co-operative Housing Overseas

The Victorian Government's discussion paper has not given consideration to the important and successful co-operative model of community housing, that has proved to be efficient and effective in the following European countries

Austria - 101 housing co-operatives, 334,000 units, 412,000 individual members and 8% of total housing stock.

Germany - 2000 housing co-operatives with 2,200,000 units and 3 million individual members representing 10% of total housing stock.

Norway - 5,000 co-operatives with 250,000 units representing 15% of the national housing market and 40% in Oslo.

Sweden - 5500 housing co-operatives and 750,000 apartments representing 18% of the housing stock.

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Member Consultation

The board at its meeting on 01 June 2012 agreed to organise three Member Forums and a general meeting of members:

| | | |
|---------------------|--------------------------------------|--|
| 12 June 2012 | Frankston Member Forum | Samuel Sherlock Hall, Quality Street, Frankston 3199 |
| 18 June 2012 | Bentleigh Member Forum | Bentleigh Bayside Community Health, Gardener's Road, Bentleigh East, 3165 |
| 27 June 2012 | Ringwood/Croydon Member Forum | 42 Allambana Drive, Bayswater North, 3153 (Multipurpose Room) |
| 16 July 2012 | General Meeting | Dandenong Club |

All meetings start at 7:00 p.m. and finish at 9:00 p.m. It is important that as many members as possible attend these meetings so that your views are heard.

Co-operative Housing Victoria

In Victoria, there exist two types of Housing Co-operatives, eight independent Rental Housing Co-operatives (RHC's) and about 120 Common Equity Rental Co-operatives (CERC's), shareholders in a not-for profit Company.

| Rental Housing Coop | Established | Current # of properties/ member-ships | Total people | Assets (000s) | Turnover (000s) |
|----------------------------|---------------------------|--|------------------------|----------------------|------------------------|
| Eastern Suburbs | 1982 | 38/47* | 85 incl. 22 children | 398 | 375 |
| Northcote | 1983 | 36/36 | 98 incl. 32 children | 322 | 427 |
| Northern Geelong | 1983 | 58/58 | 181 | 279 | 487 |
| SouthEast | Merger 2000, (orig) 1985) | 160/160 | 405 incl. 171 children | 3,559 | 1,555 |
| Sunshine/St Albans | 1985 | 35/35 | 92 incl. 36 children | 415 | 391 |
| United | 1985 | 94/94 | 272 incl. 112 children | 1,800 | 995 |
| West Turk | 1986 | 31/31 | 88 incl. 33 children | 437 | 301 |
| Williams-town | 1982 | 36/36 | 80 incl. 27 children | 133 | 344 |
| CEHL | | 2029/2064 | 6128 | | |

NB All financial figures are as at 30 June 2011, except for Sunshine/St Albans and Common Equity Housing Limited, both of which are as at 30 June 2012. These figures are according to www.housing.registrar.vic.gov.au/ accessed 31/1/12.

*With married couples, both are classified as members, hence the higher number of memberships.

Critical Questions

We have identified five questions that are critical to the Government's discussion paper and its questions.

Member Forums will be asked for views on:

Is co-operative housing a pathway or a destination for tenant members and why?

Should there be a universal right to affordable and secure housing, and what type of housing should that be?

Should there be more co-operative housing opportunities and how should these be created?

Does co-operative housing have benefits and limitations over other forms of social housing and what are they?

Should the ultimate goal of Government housing policy be to get everyone into private rental housing?